



State of California - Department of Fish and Wildlife
2025 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
DFW 753 5a (Rev 01/01/25) Previously DFG 753 5a

RECEIPT NUMBER

37-09/30/2025-0749

STATE CLEARING HOUSE NUMBER(If applicable)

2018061024

SEE INSTRUCTIONS ON REVERSE TYPE OR PRINT CLEARLY.

LEAD AGENCY

CITY OF SAN DIEGO CITY PLANNING DEPARTMENT

LEAD AGENCY EMAIL

DATE

09/30/2025

COUNTY/STATE AGENCY OF FILING

SAN DIEGO

DOCUMENT NUMBER

252-NOD-0100

PROJECT TITLE

SECOND AMENDMENT TO LEASE AGREEMENT WITH CAMPLAND LLC AT 2211 PACIFIC BEACH DRIVE SAN DIEGO 92109

PROJECT APPLICANT NAME

CITY OF SAN DIEGO, ECONOMIC DEVELOPMENT
DEPARTMENT, REAL ESTATE

PROJECT APPLICANT EMAIL

PHONE NUMBER

619-236-6721

PROJECT APPLICANT ADDRESS

1200 THIRD AVE, SUITE 1400

CITY

SAN DIEGO

STATE

CA

ZIP CODE

92101

PROJECT APPLICANT (Check appropriate box)

☒ Local Public Agency

☐ School District

☐ Other Special District

☐ State Agency

☐ Private Entity

CHECK APPLICABLE FEES:

☒ Environmental Impact Report (EIR)

\$4,123 50

\$

0 00

☐ Mitigated/Negative Declaration (MND)/(ND)

\$2,968 75

\$

0 00

☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW

\$1,401 75

\$

0 00

☐ Exempt from fee

☐ Notice of Exemption (attach)

☐ CDFW No Effect Determination (attach)

☒ Fee previously paid (attach previously issued cash receipt copy)

☐ Water Right Application or Petition Fee(State Water Resources Control Board only)

\$850 00

\$

0 00

☒ County documentary handling fee

\$

50 00

☐ Other

\$

0 00

PAYMENT METHOD

☐ Cash

☐ Credit

☒ Check

☒ Other

TOTAL RECEIVED

\$

50 00

SIGNATURE

X *Steve Sangthai*

AGENCY OF FILING PRINTED NAME AND TITLE

San Diego County Clerk, STEVE SANGTHAI, Deputy

Payment Reference #: CHECK NO. 051172 REM 05/21/2024, RECT. 37-05/21/2024-0402



**SAN DIEGO COUNTY CLERK
CEQA FILING COVER SHEET**

FILED

Sep 30, 2025 03:28 PM
JORDAN Z. MARKS
SAN DIEGO COUNTY CLERK
File # 2025-000824
State Receipt # 37093020250749
Document # 252-NOD-100

THIS SPACE FOR CLERK'S USE ONLY

Complete and attach this form to each CEQA Notice filed with the County Clerk

TYPE OR PRINT CLEARLY

Project Title

SECOND AMENDMENT TO LEASE AGREEMENT WITH CAMPLAND, LLC
AT 2211 PACIFIC BEACH DRIVE, SAN DIEGO, 92109

Check Document being Filed:

- ☒ Environmental Impact Report (EIR)
- ☐ Mitigated Negative Declaration (MND) or Negative Declaration (ND)
- ☐ Notice of Exemption (NOE)
- ☐ Other (Please fill in type)

**FILED IN THE OFFICE OF THE SAN DIEGO
COUNTY CLERK ON** September 30, 2025
Posted September 30, 2025 **Removed** _____
Returned to agency on _____
DEPUTY _____

Filing fees are due at the time a Notice of Determination/Exemption is filed with our office. For more information on filing fees and No Effect Determinations, please refer to California Code of Regulations, Title 14, section 753.5.

**NOTICE OF DETERMINATION
(SUBSEQUENT ACTION)**

TO: X Recorder/County Clerk
P.O. Box 1750, MS A33
1600 Pacific Hwy, Room 260
San Diego, CA 92101-2422

FROM: City of San Diego
City Planning Department
202 C Street, MS 413
San Diego, CA 92101

____ Office of Planning and Research
1400 Tenth Street, Room 121
Sacramento, CA 95814

Project Number: N/A State Clearinghouse Number: 93041010, 2018061024

Project Title: Second Amendment to Lease Agreement with Campland, LLC at 2211 Pacific Beach Drive, San Diego, 92109.

Project location: The project is located at 2211 Pacific Beach Drive, San Diego, 92109.

DESCRIPTION OF SUBSEQUENT ACTION: CITY COUNCIL APPROVAL of the proposed Second Amendment to the Percentage Lease between the City of San Diego ("City") and Campland, LLC ("Second Amendment") to extend the Lease term by 10 years, plus one five-year option to extend the term, for the City-owned real property located in Mission Bay Park at 2211 Pacific Beach Drive, San Diego, California 92109 ("Property"). The proposed Second Amendment will also update the rent, allow new uses, provide the City the ability to terminate the Lease for future wetland restoration projects, and require compliance with Council Policy 900-03.

The proposed Second Amendment to the Percentage Lease between the City and Campland, LLC has been reviewed for consistency with and is adequately addressed in the Final EIR for the Mission Bay Park Master Plan Update (Project No. 91-0898/SCH No. 993041010), which was certified by the San Diego City Council on August 2, 1994 by City Council Resolution R-284398, and the Final PEIR for the De Anza Natural Amendment to the Mission Bay Park Master Plan (SCH No. 2018061024), which was certified by the San Diego City Council on May 20, 2024 by City Council Resolution R-315535. Pursuant to Section 15162 of CEQA, there is no change in circumstance, additional information, or project changes to warrant additional environmental review.

Project Applicant: City of San Diego, Economic Development Department, Real Estate, 1200 Third Ave, Suite 1400, San Diego, CA 92101 **Contact:** Roswitha D. Sanchez, (619) 236-6721.

This is to advise that the City of San Diego City Council on July 22, 2025 approved the above described project and made the following determinations: **R-316361**

1. The activity in its approved form will not have significant effects on the environment beyond those identified in the Final Environmental Impact Report ("FEIR") for the Mission Bay Park Master Plan (MBPMP) Environmental Impact Report (EIR) (SCH 93041010), and the (MBPMP) - De Anza Natural Amendment Programmatic EIR (SCH No. 2018061024).
2. The environmental documents listed above were approved and certified by the City of San Diego City Council pursuant to the provisions of CEQA. Environmental staff from the Planning Department conducted an environmental review for the current action in accordance with CEQA Guidelines Section 15162 and determined that the proposed activity is covered by the

environmental documents listed above and is not subject to appeal pursuant to the City of San Diego Municipal Code.

3. Mitigation measures were adopted in association with the Final EIR certification process by the City of San Diego City Council and are being implemented as part of this action.
4. Pursuant to CEQA Guidelines Section 150911 Findings were made by the City of San Diego City Council in association with the Final EIR certification process for the above listed environmental documents.
5. A Statement of Overriding Considerations was adopted by the City of San Diego City Council in association with the Final EIR certification process for the above listed environmental documents.
6. Record of the project approvals may be examined at the address below.

It is hereby certified that the final environmental report, including comments and responses, is available to the general public at the office of the City Planning Department, 207 C St., MS 413, 5th floor San Diego CA 92101.

Analyst: G. Johansen

Greg Johansen, Senior Planner
City of San Diego City Planning Department

Telephone: (619) 446-5372

Filed by:

Signature

Title

Reference: California Public Resources Code, Sections 21108 and 21152.



State of California - Department of Fish and Wildlife
2024 ENVIRONMENTAL DOCUMENT FILING FEE
CASH RECEIPT
 DFW 753.5a (Rev. 01/01/24) Previously DFG 753.5a

RECEIPT NUMBER:

37-05/21/2024-0402

STATE CLEARING HOUSE NUMBER(if applicable)

2018061024

SEE INSTRUCTIONS ON REVERSE, TYPE OR PRINT CLEARLY.

LEAD AGENCY

CITY OF SAN DIEGO CITY PLANNING DEPARTMENT

LEAD AGENCY EMAIL**DATE**

05/21/2024

COUNTY/STATE AGENCY OF FILING

SAN DIEGO

DOCUMENT NUMBER

2024-NOD-0054

PROJECT TITLE

DE ANZA NATURAL AMENDMENT TO THE MISSION BAY PARK MASTER PLAN

PROJECT APPLICANT NAME

CITY OF SAN DIEGO CITY PLANNING DEPARTMENT

PROJECT APPLICANT EMAIL**PHONE NUMBER**

619-235-5204

PROJECT APPLICANT ADDRESS

202 C STREET, MS 413

CITY

SAN DIEGO

STATE

CA

ZIP CODE

92101

PROJECT APPLICANT (Check appropriate box)☒ Local Public Agency☐ School District☐ Other Special District☐ State Agency☐ Private Entity**CHECK APPLICABLE FEES:**☒ Environmental Impact Report (EIR)

\$4,051.25

\$

4,051.25

☐ Mitigated/Negative Declaration (MND)/(ND)

\$2,818.75

\$

0.00

☐ Certified Regulatory Program (CRP) document - payment due directly to CDFW

\$1,377.25

\$

0.00

☐ Exempt from fee☐ Notice of Exemption (attach)☐ CDFW No Effect Determination (attach)☐ Fee previously paid (attach previously issued cash receipt copy)☐ Water Right Application or Petition Fee (State Water Resources Control Board only)

\$850.00

\$

0.00

☒ County documentary handling fee

\$

50.00

☐ Other

\$

0.00

PAYMENT METHOD☐ Cash☐ Credit☒ Check☐ Other**TOTAL RECEIVED**

\$

4,101.25

SIGNATURE

X

AGENCY OF FILING PRINTED NAME AND TITLE

San Diego County Clerk, JULIE ANN SAN JOAN, Deputy

Payment Reference #: CHECK#0002000502



SAN DIEGO COUNTY CLERK
CEQA FILING COVER SHEET

FILED

May 21, 2024 10:44 AM
JORDAN Z. MARKS
SAN DIEGO COUNTY CLERK
File # 2024-000428
State Receipt # 37052120240402
Document # 2024-NOD-54

THIS SPACE FOR CLERK'S USE ONLY

Complete and attach this form to each CEQA Notice filed with the County Clerk

TYPE OR PRINT CLEARLY

Project Title

DE ANZA NATURAL AMENDMENT TO THE MISSION BAY PARK MASTER PLAN

Check Document being Filed:

- ☒ Environmental Impact Report (EIR)
- ☐ Mitigated Negative Declaration (MND) or Negative Declaration (ND)
- ☐ Notice of Exemption (NOE)
- ☐ Other (Please fill in type):

FILED IN THE OFFICE OF THE SAN DIEGO
COUNTY CLERK ON May 21, 2024
Posted May 21, 2024 Removed _____
Returned to agency on _____
DEPUTY _____

Filing fees are due at the time a Notice of Determination/Exemption is filed with our office. For more information on filing fees and No Effect Determinations, please refer to California Code of Regulations, Title 14, section 753.6.

NOTICE OF DETERMINATION

(Check one or both)

TO: X RECORDER/COUNTY CLERK
P.O. BOX 1750, MS A33
1600 PACIFIC HWY, ROOM 260
SAN DIEGO, CA 92101-2422

FROM: CITY OF SAN DIEGO
CITY PLANNING DEPARTMENT
202 C ST, MS 413
SAN DIEGO, CA 92101

— OFFICE OF PLANNING AND RESEARCH
1400 TENTH STREET, ROOM 121
SACRAMENTO, CA 95814

PROJECT NUMBER: N/A

STATE CLEARINGHOUSE NUMBER: 2018061024

PROJECT TITLE: De Anza Natural Amendment to the Mission Bay Park Master Plan

PROJECT LOCATION: De Anza Cove is in the northeast corner of Mission Bay Park in the City of San Diego. The project area consists of approximately 314 acres of land and includes approximately 191.2 acres of open water for a total of approximately 505.2 acres. The project area is bounded to the east by Mission Bay Drive, the north by Grand Avenue (on the eastern portion of the project area) and Pacific Beach Drive (on the western portion), the west by Crown Point Drive, and the south by Mission Bay. The Rose Creek inlet bisects the project area into eastern and western portions.

The project area includes the Kendall-Frost Marsh Reserve/Northern Wildlife Preserve, Campland on the Bay, Pacific Beach Tennis Club, the McEvoy athletic fields, Mission Bay Golf Course and Practice Center, and the De Anza Cove area, including a vacated mobile home park and supporting infrastructure, Mission Bay RV Resort, passive-use park zones, public beach, parking, and water areas. The project area is located within the Coastal Overlay Zone. Additionally, Multi-Habitat Planning Area lands are located along a portion of Rose Creek within the project area.

DESCRIPTION OF ACTION: CITY COUNCIL APPROVAL AND ADOPTION of the De Anza Natural Amendment to the Mission Bay Park Master Plan (De Anza Natural). The De Anza Natural Amendment to the Mission Bay Park Master Plan (MBPMP) is a long-range vision for the redevelopment and enhancement of De Anza Cove and is part of the larger MBPMP policy framework that will guide development throughout Mission Bay Regional Park. De Anza Natural builds upon and implements the recommendations of the adopted MBPMP, as well as other Citywide guiding documents, including the Parks Master Plan, Climate Action Plan, Climate Resilient SD, Biodiverse SD, and the Multiple Species Conservation Plan. This collection of documents will assist in envisioning a future for De Anza Cove that provides recreational opportunities, preserves sensitive habitats and species, increases the City's resilience to the impacts of climate change, and honors the stewardship of the Kumeyaay people and their connection to the land from time immemorial.

The proposed amendment includes recommendations to establish a nature center and to serve local and regional recreation needs while preserving and enhancing the natural resources of the De Anza Cove area. De Anza Natural aims to expand the park's natural habitat and improve water quality through the creation of additional wetland habitats while implementing nature-based solutions to protect against the risk of climate change, in line with the Climate Resilient SD plan. The proposed amendment would enhance opportunities in the northeast corner of Mission Bay by providing a variety of uses, including low-cost visitor accommodations, active and passive recreational opportunities, and improved access to recreational uses. Finally, the proposed amendment provides opportunities to partner and collaborate with the Kumeyaay Nation on the planning and restoration of the area in a manner that recognizes their past and present

2024-NOD-54 Page 3 of 3

traditional cultural use of the Mission Bay Park area and ensures continued traditional cultural use into the future.

Implementation requires City Council approval and adoption of the De Anza Natural Amendment, certification of the Final Program Environmental Impact Report, and adoption of the Findings, Statement of Overriding Considerations, and Mitigation, Monitoring, and Reporting Program for the project.

PROJECT APPLICANT: City of San Diego City Planning Department, 202 C Street, MS 413, San Diego, CA 92101.
Contact: Scott Sandel, Park Designer. Email: SSandel@sandiego.gov Phone: (619) 235-5204.

This is to advise that the City of San Diego City Council on May 14, 2024 approved the above described action and made the following determinations: R-315535

1. The project in its approved form ~~will~~ will not have a significant effect on the environment.
2. A Program Environmental Impact Report was prepared for this project and certified pursuant to the provisions of CEQA.
3. Mitigation measures were made a condition of the approval of the project and a Mitigation, Monitoring and Reporting Program was adopted for the project.
4. Findings were made pursuant to CEQA Guidelines Section 15091.
5. A Statement of Overriding Considerations was adopted for this project.
6. A record of project approval may be examined at the address below.

It is hereby certified that the final Program Environmental Impact Report, including comments and responses, is available to the general public for review on the City's CEQA website at <https://www.sandiego.gov/ceqa/final> and at the office of the City Planning Department located at 202 C St, MS 413, San Diego, CA 92101.

Analyst: Jordan Moore, Senior Planner
City of San Diego City Planning Department
202 C Street, MS 413
San Diego, CA 92101

Telephone: (619) 236-5061

Filed by:

Signature

Title

Reference: California Public Resources Code, Sections 21108 and 21152.

San Diego County



Transaction #: 7800256
 Receipt #: 2024178955

JORDAN Z. MARKS

Assessor/Recorder/County Clerk
 1600 Pacific Highway Suite 260
 P. O. Box 121750, San Diego, CA 92112-1750
 Tel (619) 237-0502 Fax (619) 557-4155
www.sdarcc.gov

Cashier Date: 05/21/2024
 Cashier Location: SD

Print Date: 05/21/2024 10:44 am

Payment Summary

Total Fees	\$4,101.25
Total Payments	\$4,101.25
Balance:	\$0.00

Payment

CHECK PAYMENT #0002000502	\$4,101.25
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Total Payments**\$4,101.25****Filing****CEQA - NOD**

FILE #: 2024-000428 Date: 05/21/2024 10:44AM Pages: 3

State Receipt # 37-05/21/2024-0402

Fees:	Fish & Wildlife County Administrative Fee	\$50.00
Fees:	Fish & Wildlife Environmental Impact Report	\$4,051.25
Total Fees Due:		\$4,101.25

Grand Total - All Documents:**\$4,101.25**



San Diego County



Transaction #: 8609235
Receipt #: 2025378238

JORDAN Z. MARKS

Assessor/Recorder/County Clerk

1600 Pacific Highway Suite 260

P. O. Box 121750, San Diego, CA 92112-1750

Tel. (619) 237-0502 Fax (619) 557-4155

www.sdarcc.gov

Cashier Date: 09/30/2025

Cashier Location: SD

Print Date: 09/30/2025 3:29 pm

Payment Summary

Total Fees	\$50.00
Total Payments	\$50.00
Balance:	\$0.00

Payment

CHECK PAYMENT #051172

\$50.00

Total Payments

\$50.00

Filing

CEQA - NOD

FILE #: 2025-000824 Date: 09/30/2025 3:28PM Pages: 8

State Receipt # 37-09/30/2025-0749

Fees: Fish & Wildlife County Administrative Fee

\$50.00

Total Fees Due:

\$50.00

Grand Total - All Documents:

\$50.00